

**MINUTES**  
**RUSH COUNTY AREA PLAN COMMISSION**  
**TUESDAY, JANUARY 28<sup>TH</sup>, 2014**  
**6:30 PM**

**ROLL CALL: Present:** Marvin Hedrick, Mark Bacon, Kelly Land, Joe Rathz, Mike Holzback, Brad Berkemeier, Marvin Rees, Gilda Caviness, Kevin Tolloty and Rhea Dawn Buckley.  
**Absent:** Ruth Geise, Jeff Slaton, Ramona Turner and David Rogier.

**MINUTES:** Motion was made by Marvin Hedrick to accept the minutes from the December 17<sup>th</sup>, 2013 meeting, seconded by Marvin Rees. ALL Voted AYE.

**SUBDIVISIONS: Primary Plat Approval**

1. Lords Posey Farm, LLC, 3530 N 800 W, Arlington, is requesting a single lot subdivision of 2.462 acres from a parent tract of approximately 90 acres, Section 13, T14N, R8E, Posey Twp, zoned A-3: Agriculture, Regulated Livestock.  
Motion was made by Marvin Rees to grant Primary Plat Approval, seconded by Mark Bacon. All Voted AYE.

**SUBDIVISIONS: Secondary Plat Approval**

1. Delay Farms, LLC, 2213 E 1200 N. Lewisville, are requesting a single lot subdivision of 4.9 acres from a parent tract of approximately 158 acres, Section 03, T15N, R10E, Washington Twp, zoned A-3; Agriculture, Regulated Livestock.  
Motion was made by Marvin Rees to grant Secondary Plat Approval, seconded by Mark Bacon. All Voted AYE.

2. Matthew Wagler, 4362 W SR 244, Milroy, is requesting a single lot subdivision of 0.294 acres from a parent tract of approximately 90 acres, Section 9, T12N, R9E, Orange Twp, zoned A-3; Agriculture, Regulated Livestock.  
Motion was made by Marvin Hedrick to grant Secondary Plat Approval, seconded by Mark Bacon. All Voted AYE.

**NEW BUSINESS:**

1. **New Board Members:** Joe Rathz and Kelly Land were sworn in by Mike Holzback. Congratulations and welcome aboard.
2. **Election of Officers:** President-Mike Holzback, Vice-President-Ruth Geise and Secretary-Kevin Tolloty. Marvin Hedrick made a motion to keep same Officers as last year, seconded by Brad Berkemeier. All Voted AYE.

**REZONES:** None

**AMENDMENT HEARING:** None

### **OLD BUSINESS: Chicken Ordinance-Proposed Outline**

**Kevin-** I've come up with a rough draft and based off of what we had before, we are redoing what we had before. Right now I am just looking for input, suggestions and comments. My thoughts were to go with a scoring system. Similar to what we do with CFO'S.

Scorecard on animals on less than ten (10) acres, Residential/Agriculture Zones:

1. Total number of chickens/acre and roosters;
2. Lot size and setbacks;
3. Enclosures;
4. Closeness to neighbors;
5. Storage of food/manure;
6. Letters to neighboring properties/houses.

I think going with the scorecard will make it fair to everyone. Next month I will have the main draft. We also talked about the number of animals on less than ten (10) acres.

1. 10 Foul/Acre
2. 1 Quadruped/Acre

We need to come up with an allowance regarding just chickens or are we going to include goats, sheep, rabbits and other animals?

**Brad-** Can you get us more information on this from Purdue?

**Kevin:** Yes. This is definitely going to be amended. We can add it and open it up so it is less restrictive.

**Marvin R-** According to the stats from Purdue, one (1) acre supports 100 chickens.

**Marvin H-** What were looking for is somewhere around 10-15. I think that's a fine number to support a family.

**Mr. Napier-** Rush County is known for its Agriculture. This is something we should be on top of. Having to go through board after board is uncalled for. You don't need a whole acre to raise chickens. I would like to see it based on three (3) chickens per ¼ acre which brings you to twelve (12) chickens per acre.

**Kevin-** It will be broke down per acre.

**Marvin H-** Why don't you get all the input that was taken in this evening and put in all together and email it out to all of us?

**Brad-** I think domestic animals should be included also.

**Marvin R-** Lets strike domestic animals.

**Gilda-** You could put in the ordinance that domesticated pets are not included from provisions.

**Joe-** Or we could just go with the complaints that come in.

**Kevin-** There will be a public hearing on this in March. Then it will be sent to the different Boards. Carthage Town Board meets the 2<sup>nd</sup> Monday of every month at 6:00pm and the Glenwood Town Board meets the 2<sup>nd</sup> Tuesday of every month at 7:00pm.

**OTHER BUSINESS: Milroy Industrial Corridor Area Plan**

**Attorney Grant Reeves (agent)** - This is a proposed TIF District with the Rushville Redevelopment Commission. This started out of Milroy and since they aren't incorporated, they went to the Commissioners and asked for help getting the TIF district. Since the County was never developed for it, they contracted with the City Redevelopment Commission to handle managing this and adopting the ordinance. What it is, is basically an area at State Road 3 and State Road 244 in Milroy. My understanding is that Milroy is looking to capitalize on that to be able to develop more of the intersection. What the plan is in the TIF District is to use the increased revenue to start developing sewer, water and road improvements as needed. And also try to attract more businesses into that area.

**Marvin H-** Is this set for so many years?

**Joe-** Yes, 25 years.

Motion was made by Marvin Rees, seconded by Joe Rathz. All Voted AYE.

**AUDIENCE PARTICIPATION:** None

**REPORTS:**

**Plan Consultant:** None

**Attorney:** None

**Director:** I will have Annual Reports ready soon.

**ADJOURN:**

Motion was made by Marvin Rees, seconded by Mark Bacon. All Voted AYE.

Date of Approval \_\_\_\_\_

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Michael Holzback, Chairman

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Kevin Tolloty, Executive Director